

SNAPSHOT of HOME Program Performance--As of 09/30/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Harlingen**

State: **TX**

PJ's Total HOME Allocation Received: **\$6,079,093**

PJ's Size Grouping*: **C**

PJ Since (FY): **1995**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:			PJs in State: 39				
% of Funds Committed	96.72 %	94.44 %	8	95.51 %	63	66	
% of Funds Disbursed	91.90 %	88.90 %	8	87.58 %	67	69	
Leveraging Ratio for Rental Activities	0.82	4.66	20	4.86	17	14	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	72.54 %	1	82.17 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	84.96 %	60.18 %	11	71.17 %	68	73	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	91.67 %	76.33 %	14	81.54 %	68	75	
% of 0-30% AMI Renters to All Renters***	58.33 %	40.53 %	16	45.68 %	0	74	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	98.30 %	1	96.19 %	100	100	
Overall Ranking:			In State: 13 / 39		Nationally: 66 67		
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$41,914	\$15,912		\$27,510	12 Units	6.20 %	
Homebuyer Unit	\$23,610	\$10,255		\$15,239	176 Units	91.20 %	
Homeowner-Rehab Unit	\$27,655	\$31,535		\$20,932	1 Units	0.50 %	
TBRA Unit	\$0	\$3,762		\$3,121	4 Units	2.10 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (215 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Harlingen TX

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$76,337	\$71,287	\$27,655
State:*	\$58,062	\$62,198	\$34,158
National:**	\$98,643	\$77,150	\$23,791

CHDO Operating Expenses:
(% of allocation)

PJ:	3.0 %
National Avg:	1.2 %

R.S. Means Cost Index: 0.76

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	0.0	4.5	0.0	50.0	Single/Non-Elderly:	8.3	21.0	0.0	50.0
Black/African American:	0.0	0.0	0.0	0.0	Elderly:	0.0	1.1	0.0	0.0
Asian:	0.0	0.0	0.0	0.0	Related/Single Parent:	75.0	21.6	0.0	50.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0	Related/Two Parent:	16.7	41.5	100.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	0.0	14.8	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.0	0.0	0.0					
ETHNICITY:									
Hispanic	100.0	95.5	100.0	50.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	8.3	8.0	0.0	50.0	Section 8:	58.3	1.1 [#]		
2 Persons:	16.7	15.3	0.0	0.0	HOME TBRA:	0.0			
3 Persons:	16.7	21.6	0.0	0.0	Other:	0.0			
4 Persons:	25.0	31.3	100.0	50.0	No Assistance:	41.7			
5 Persons:	25.0	13.1	0.0	0.0					
6 Persons:	8.3	8.5	0.0	0.0					
7 Persons:	0.0	2.3	0.0	0.0					
8 or more Persons:	0.0	0.0	0.0	0.0	# of Section 504 Compliant Units / Completed Units Since 2001			2	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Harlingen State: TX Group Rank: 66
 (Percentile)
 State Rank: 13 / 39 PJs Overall Rank: 67
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.95%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 54.12%	84.96	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	91.67	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.11%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.750	1.3	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

